

APPLICATION NO. _____

FILING FEE: \$20.00

CITY OF FAIRFAX

**APPLICATION FOR PARTIAL REAL ESTATE TAX EXEMPTION FOR SUBSTANTIALLY
REHABILITATED, RENOVATED, OR REPLACED RESIDENTIAL STRUCTURES IN THE R-1,
R-2, AND R-3 ZONING DISTRICTS.**

I (we) hereby request a partial real estate tax exemption for a structure to be substantially rehabilitated as provided in Chapter 90, Article II, Division 4 Section 90-96 through 90-109, of the Code of the City of Fairfax.

Owner(s) of Record of Real Estate: _____

Address of Real Estate: _____

Description on Land Book: _____

AGE OF STRUCTURE

Date Built: _____ (must be NO LESS than 15 years of age).

PROJECT DESCRIPTION

Square footage of structure prior to the proposed rehabilitation: _____

Square footage of structure after rehabilitation (attach copy of building permit): _____

Additional square footage of structure attributable to the proposed rehabilitation: _____

Does the rehabilitation include complete demolition of an existing structure? Yes ___ No ___

Description of the proposed rehabilitation:

I certify that the statements contained in this application are true to the best of my knowledge.

Owner(s) signature(s): _____ Date: _____

Mailing Address: _____

Telephone: (W) _____ (H) _____

OFFICE USE ONLY

Date application received by City: _____

Fee paid: _____

Receipt number: _____

Application reviewed and approved by CD&P: _____ Date: _____

Application reviewed and approved by City Assessor: _____ Date: _____

VALUATION

Base value of building at time of submitting application: \$ _____

Estimated increase in value as a result of the proposed rehabilitation: \$ _____

(MUST BE AT LEAST 15%)

Anticipated total building value after rehabilitation: \$ _____

PLEASE RETAIN THE FOLLOWING INFORMATION FOR YOUR RECORDS

1. File this application with the Department of Community Development & Planning, City Hall Room 207, accompanied by **ALL APPLICABLE BUILDING PERMITS**, and a fee of twenty dollars (\$20.00).
2. All persons or entities holding title to the real estate for which an exemption is requested must sign this application.
3. A separate application must be filed for each structure for which an exemption is requested.
4. The application will expire two (2) years from the date on which it is received by the City.
5. Upon receipt of a completed application, the property will be inspected by a Real Estate Assessor to determine the assessed (base) value prior to commencement of the rehabilitation.
Please note that a completed application, including requested documents, must be submitted before an inspection can be made. An initial inspection must be made before rehabilitation commences.
6. **Upon completion of the rehabilitation (at any time prior to 30 days before the expiration of the application), A PROPERTY OWNER MUST PROMPTLY SUBMIT A REQUEST IN WRITING OR BY TELEPHONE TO THE REAL ESTATE ASSESSOR TO SCHEDULE AN INSPECTION OF THE STRUCTURE TO DETERMINE IF IT QUALIFIES FOR THE PARTIAL TAX EXEMPTION.**
For inspection appointments, please call the Office of Real Estate Assessments at (703) 385-7840.
7. If the structure does not meet the requirements for exemption by the expiration date of the application, the request for a partial exemption will be denied. If a new application is filed, a new base value will be established.
Please note that the new base value will include all of the value created since the date of the previous application.
8. If the structure qualifies for an exemption, it shall run with the real estate. The amount of the exemption shall be determined as provided in Chapter 90, Sections 90-104 of the Code of the City of Fairfax. The owner, during each of the ten (10) years of exemption, shall receive a credit on his real estate tax bill for the amount of the exemption at the percentage applicable by the Ordinance for the taxable year.
Please note that final inspection of the completed rehabilitation work must be made by the Real Estate Assessor before the exemption can be approved. Exemption commences on January 1st following completion and approval of rehabilitation.
9. For additional information, please visit the Department of Community Development & Planning in City Hall, Room 207 or call (703) 385-7930.
10. This application is subject to the requirements set forth in Chapter 90, Article II, Division 4 Section 90-96 through 90-109, of the Code of the City of Fairfax.